

BOOK: OR 7101 PAGE:540, # OF PGS: 2
03/05/2021 11:55:11 AM INSTR#: 2021003227
JULIE A. CURTIS, REGISTER OF DEEDS
HANCOCK COUNTY MAINE
MAINE REAL ESTATE TRANSFER TAX NOT PAID

QUITCLAIM DEED

JONATHAN PRATT and JUDITH PRATT, with a mailing address of 85 Hawthorne Avenue, Warwick, Rhode Island 02886, for consideration paid, **GRANTS to Judith A. Pratt, Trustee, or her successors, of the Judith A. Pratt Revocable Trust-2020 dated October 1, 2020**, with a mailing address 85 Hawthorne Avenue, Warwick, Rhode Island 02886, with **QUITCLAIM COVENANTS**, the property commonly known as 131 Pioneer Farm Way Road, in the City of Ellsworth, County of Hancock and State of Maine, more particularly described as follows:

A certain lot or parcel of land, together with any buildings thereon, situated in the City of **Ellsworth**, County of **Hancock** and State of **MAINE**, described as follows:

Lot No. 10 as shown on Subdivision Plan entitled "Pioneer Landing" prepared by Herrick and Salsbury, Inc. dated July 13, 1987 and recorded in Plan File 21, No. 28, containing 1.36 acres more or less.

Together with the shore and flats extending to low water mark of Union River in accordance with the laws of the State of Maine.

Together with a right of way for all purposes including the right to install utility lines and poles either above or below ground for the transmission of electricity and voice over a strip of land 33 feet in width over the existing shore road leading from the Bayside Road to the Northerly terminus of the 50 foot wide right of way shown on said Plan recorded in Plan File 21, No. 28, also a right of way 50 feet in width over the right of way as shown on said Plan, aforesaid.

Being all and the same premises as conveyed in a deed from Elisabeth Pepper and Lisa Williams to Jonathan Pratt and Judith Pratt dated May 27, 2020 and recorded in Book 7025, Page 374 at the Hancock County Registry of Deeds.

IN WITNESS WHEREOF, the said JONATHAN PRATT and JUDITH PRATT have signed this instrument on the 12 day of January, 2021.

JONATHAN PRATT

JUDITH PRATT

STATE OF
COUNTY OF

Rhode Island
Providence

February 12
January, 2021

(45)

Personally appeared the above named JONATHAN PRATT and JUDITH PRATT and acknowledged the foregoing instrument to be their free act and deed.

Before me,

SCOTT SUMMER
RHODE ISLAND NOTARY PUBLIC
MY COMMISSION EXPIRES 7/11/21
RIBAR 4127, NOTARY 24458

Notary Public/Attorney-at-Law

Print Name: _____

② E / Trough Heisler LLC